



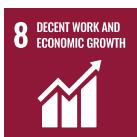
## Places

Through effective placemaking and long-term placekeeping, we transform places while retaining their character to support communities and enhance people's lives.



Swire Properties recognises that the places we create and maintain have significant impacts on society and the environment. Through effective placemaking, we aim to transform the urban areas in which our properties are located into vibrant and sustainable communities by carefully balancing the aesthetic, functional, ecological and cultural impacts of our developments. Meanwhile, through long-term placekeeping, which involves continuously evolving, maintaining and managing our assets, we aim to enhance the lives of the people who live and work within our developments and the surrounding communities.

The SDGs relevant to initiatives under this Pillar are:

**SDG 8**

Promoting sustainable economic growth, employment and decent work for all.

**SDG 9**

Building resilient infrastructure, promoting inclusive and sustainable industrialisation and fostering innovation.

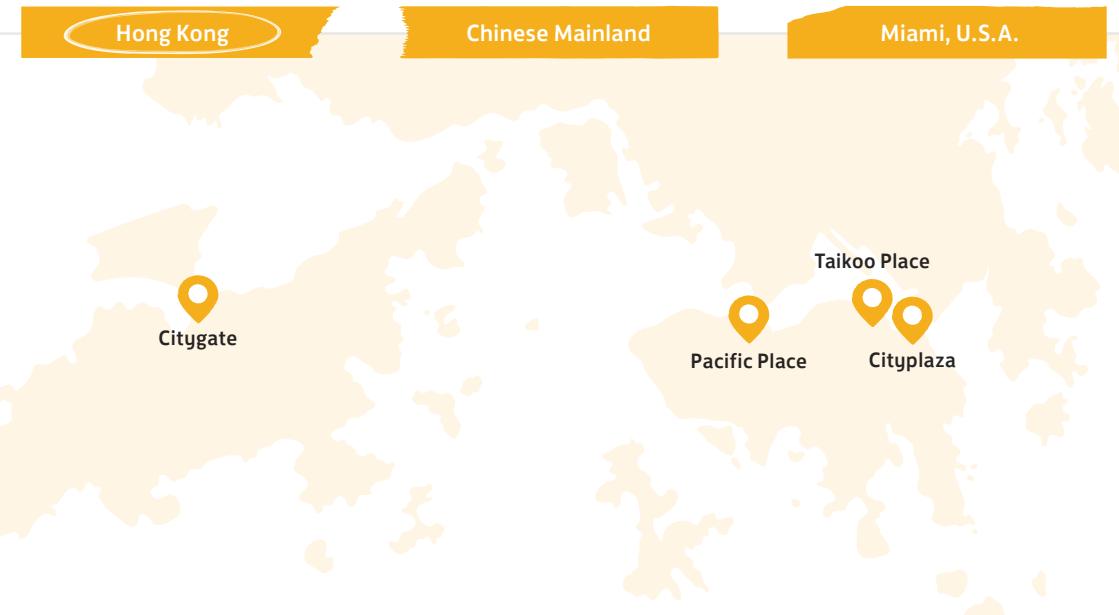
**SDG 11**

Making cities and human settlements inclusive, safe, resilient, and sustainable.



## Highlights of Our Developments

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### Hong Kong

#### Taikoo Place

Home to Swire for over 100 years, Taikoo Place has been transformed from an industrial area housing the Taikoo dockyard and sugar refinery into a global business district spanning 10 office towers, with six million sq ft of gross floor area. Taikoo Place includes a wide range of business and leisure amenities, including a 30,000 sq ft co-working space Blueprint, private members' club The Refinery, as well as ArtisTree – a 7,000 sq ft multipurpose venue. It also comprises a landscaped garden, Taikoo Park and a variety of restaurants and cafes.



The redevelopment of Taikoo Place, scheduled for completion in 2023, is set to become home to more multinational companies. Two Taikoo Place, our latest addition to the Taikoo Place Redevelopment Project, is a 42-storey premium office space with a total area of around one million sq ft. Two Taikoo Place has been designed and built to the highest sustainability standards, achieving Pre-certified Platinum ratings for LEED, WELL and BEAM Plus.

Another highlight is the introduction of Taikoo Square and Taikoo Garden. The two gardens, comprising a collection of lush greenery, will provide 69,000 sq ft of open space – equivalent in size to Statue Square in Central – for the enjoyment of the community.



## 📍 Pacific Place

Located in Admiralty on Hong Kong Island, the Pacific Place complex will comprise five Grade-A office towers (with Six Pacific Place scheduled for completion in 2023), a retail complex, four five-star hotels and serviced apartments. The complex currently provides over 2.4 million sq ft of gross floor area.

Pacific Place Apartments comprises 268 exclusive serviced apartments and The Upper House, a House Collective hotel with 117 rooms.



Our latest development, Six Pacific Place, will be completed in 2023. It will feature 24 storeys of premium triple Grade A office space totalling around 218,000 sq ft. Six Pacific Place has been designed and built to the highest sustainability standards, achieving Pre-certified Platinum ratings for LEED, WELL and BEAM Plus. In 2022, the building also received both WiredScore and SmartScore Platinum certifications, assuring tenants that the building's design and infrastructure will provide an excellent digital experience that enables cutting-edge workplace solutions.

The Pacific Place development is located next to the Starstreet Precinct, an adjacent neighbourhood which Swire Properties has transformed into a lively area filled with cafés, bars, restaurants, galleries and boutique shops.

## 📍 Citygate

Located in Tung Chung on Lantau Island, Citygate is Hong Kong's first and largest outlet shopping mall. The Citygate complex comprises 942,800 sq ft of retail space and 160,000 sq ft of office space. Directly connected to the Tung Chung MTR Station and near the Hong Kong International Airport and the Hong Kong-Zhuhai-Macao Bridge, this development offers excellent connectivity to transportation nodes and Hong Kong's most popular tourist sites.





## 📍 Cityplaza

Cityplaza is the largest shopping mall on Hong Kong Island, with a total floor area of 1.11 million sq ft. Directly accessible from Tai Koo MTR Station, the six-level mall houses more than 170 shops and restaurants, a unique lifestyle cinema, an indoor ice rink, and over 800 indoor parking spaces. Recent enhancements to the enduringly popular Cityplaza Ice Palace skating rink and improvements in the tenant mix, together with engaging mall promotions and activities, have made Cityplaza an abiding hub for community leisure and enjoyment.



The mall is also connected to EAST Hong Kong, the Taikoo Shing residential development and more than 100 outdoor shops that serve the neighbourhood.

Cityplaza Ice Palace was recently named “Most Outstanding Entertainment Venue 2022” at the Hong Kong Most Valuable Corporate Awards for its significance as a place of public entertainment. The award was based on criteria evaluating Cityplaza Ice Palace’s business reputation, corporate image, overall exposure, social media presence, innovation, corporate social responsibility performance, and other aspects.



## Highlights of Our Developments



### Chinese Mainland

#### 📍 Taikoo Li Sanlitun, Beijing

Taikoo Li Sanlitun was Swire Properties' first project in the Chinese Mainland. Located in the heart of Beijing's Chaoyang District, the development, which includes a retail complex and a hotel, has played a crucial role in the transformation of Sanlitun into a centre of culture, retail, dining and hospitality.

In December 2021, the approximately 300,000 sq ft Taikoo Li Sanlitun West – a project that transformed an old clothing market into a vibrant retail development – won the Excellence recognition at the RICS Awards China “Regeneration Project of the Year” for its innovative approach to urban regeneration. The property has eight above-ground floors and two underground floors, and a metro tunnel which links both the extension and Taikoo Li Sanlitun with Worker's Stadium Station, a Beijing Metro transfer station scheduled to open in 2023. The opening of Taikoo Li West helps to enhance the urban vitality and quality within the area and is also a striking example of Swire Properties' continued efforts to support Beijing in cultivating Sanlitun into a world-class business circle.





## 📍 INDIGO, Beijing

INDIGO is a retail-led mixed-use development with a shopping mall, a Grade-A office tower and a hotel, EAST Beijing. The complex has implemented extensive SD features and programmes, including high-efficiency solar panels, optimised skylights, city-leading recycling procedures, and our Green Kitchen Initiative.

In 2022 INDIGO celebrated its 10th anniversary. Celebratory activities were held throughout the year, themed “Inspiration at Every Turn”. These commemorated how INDIGO’s commitment to creative transformation, its skilled operations and management and its digital transformation have produced continuous upgrades in its design and retail mix, catalysing INDIGO’s evolution into the popular high-end business and lifestyle destination it is today. In July 2022, INDIGO opened a sustainable development centre called The Loop – a multipurpose space to engage employees, tenants and business partners in SD initiatives.



The INDIGO Phase Two extension, announced in December 2020, is currently under development on an adjacent site. This office-led mixed-use extension has an expected total gross floor area of approximately 4.23 million sq ft and will contain a shopping mall, office towers and a hotel. The extension is expected to be completed in 2025.

## 📍 Taikoo Hui Guangzhou

Taikoo Hui Guangzhou is a lifestyle destination development located in Guangzhou's Tianhe District, comprising a shopping mall, two grade-A office towers and a hotel. Its shopping mall was the first enclosed mall in the world to earn Platinum Certification in the LEED (O+M). Since July 2021, Taikoo Hui Guangzhou has become powered by 100% renewable electricity. In 2022, the project also achieved WELL Platinum rating.



Taikoo Hui Guangzhou is also the subject of our latest Places Impact Report, published in Q1 2023. Titled “The Creative Transformation of Taikoo Hui Guangzhou”, the report uses our Places Impact Framework to understand and measure the impact of the development at the investment, place and city levels. To view the full report, click [here](#).



### 📍 Sino-Ocean Taikoo Li Chengdu

Sino-Ocean Taikoo Li Chengdu is a 1.3 million sq ft retail-led development in Chengdu's Jinjiang District. At the centre of the complex is the 16th-century Buddhist Daci Temple, a heritage site and a focal point for the city. Also included in the complex is The Temple House, a hotel managed by Swire Hotels. Sino-Ocean Taikoo Li Chengdu was the first open-plan lane-driven commercial complex in the world to gain LEED v4.1 (O+M) Platinum Certification status, as well as the first project in Sichuan province and the first shopping mall in the Chinese Mainland to achieve this certification. The development has been powered by 100% renewable electricity since 2020.



### 📍 Taikoo Li Qiantan, Shanghai

Located in Shanghai's Pudong Qiantan International Business District, the 1.3 million sq ft Taikoo Li Qiantan opened in late 2021. This unique wellness-themed shopping mall features a "double-open park" design, with a wide expanse of open green space and lanes across the ground level and rooftop connected by an 80m-long scenic bridge overlooking the Huangpu River. The 86,000 sq ft central park includes the Sky Loop, a 450m rooftop running track, and other greenery and leisure spaces that support and enhance the wellbeing of occupants and visitors. Taikoo Li Qiantan is the first shopping mall in the world to achieve WELL Core Platinum certification.



### 📍 HKRI Taikoo Hui, Shanghai

Located on Nanjing West Road, one of Shanghai's major shopping districts, HKRI Taikoo Hui has access to three Shanghai Metro lines and is comprised of two Grade-A office towers (with LEED Final Platinum Certification), a shopping mall (with LEED Final Gold Certification), and two hotels, The Middle House and The Sukhothai Shanghai. The development is transforming the district into a new business, shopping and entertainment hub.





## 📍 Taikoo Li Xi'an

Taikoo Li Xi'an lies in the heart of downtown Xi'an in Shaanxi Province. With a total site area of almost 1.3 million sq ft, the development is located within the Small Wild Goose Pagoda historical and cultural zone in the city's Beilin District, and is adjacent to the Small Wild Goose Pagoda, a UNESCO World Heritage Site.

Swire Properties is partnering with Xi'an Cheng Huan Cultural Investment and Development Co., Ltd. to develop an urban regeneration plan for the site. The site will be developed into a retail-led project comprised of retail and cultural facilities, including a House Collective hotel, serviced residences and business apartments. Taikoo Li Xi'an has an estimated gross floor area of almost 2.9 million sq ft (above and below ground) and is expected to be completed by end of 2025.



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## Highlights of Our Developments

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Miami, U.S.A.

### Miami, U.S.A.

#### **Brickell City Centre, Miami**

Brickell City Centre is Swire Properties' landmark development in Miami, U.S.A. Opened in 2016, it is our first development to obtain LEED Gold Certification for Neighbourhood Development. A highlight of the centre is the Climate Ribbon™, an elevated trellis that provides shade from the sun, creates air flow and collects rainwater, while also allowing natural light to penetrate and illuminate the shopping mall below.





## Places Impact Report

Understanding the impacts that the places we develop and manage have on society and the environment is crucial to our long-term decision-making. Addressing the question “What makes a great place?”, our third Places Impact Report focuses on the area around Taikoo Hui Guangzhou.

Published in conjunction with the School of Architecture at South China University of Technology, the report, called “The Creative Transformation of Taikoo Hui Guangzhou”, was released in March 2023.

The report assesses how Swire Properties’ placemaking and placekeeping efforts have created positive impacts on the neighbourhood and surrounding area over the past 12 years, while also providing insights into the future role that Taikoo Hui Guangzhou will play as a city landmark that offers unique cultural and lifestyle experiences.

The report continues to adopt the framework that explores the four dimensions of place – Vibrancy, Livelihood, Wellbeing and Resilience – to assess the qualities of Taikoo Hui Guangzhou, how these qualities have changed over time and how they compare to other commercial complexes in the city. The research highlights how Swire Properties’ continued investment in both hardware and software, as well as the multi-layered placemaking and placekeeping elements incorporated into the development, have contributed to the resilience of Taikoo Hui Guangzhou and its communities.

To read the full report, please click [here](#).





## Social Integration Strategies

We recognise that our placemaking and placekeeping efforts can contribute positively to better quality places, creating better communities and improving the lives of our tenants, visitors and employees. This is why “Places” are at the heart of our SD 2030 Strategy.

Swire Properties is committed to building and improving our portfolios to enhance the lives of the people who live and work within our developments and the surrounding communities. Our social integration criteria, embraces our four dimensions of place under the “Places” pillar – Vibrancy, Livelihood, Wellbeing and Resilience.

### Vibrancy

- Located in or in close proximity to major transportation hubs
- Promote connectivity with public transit, amenities and between buildings with well-designed walkways
- Design accessible, inclusive and barrier-free pedestrian networks
- Promote sustainable mobility wherever appropriate (e.g. walkable neighbourhoods, use of bicycles, free shuttle buses and electric car charging systems)
- Extensive integration of arts in public spaces across our portfolios and in community programmes
- High-quality open spaces and venues designed for and dedicated to community activities
- Offer in-kind venue support for social enterprises and NGOs

### Livelihood

- Mixed use development promoting a strong diversity of business sectors and economic resilience
- Promote cohesive business networks to create a “local business ecosystem” and a greater sense of community among the working population
- Support affordable housing wherever appropriate

### Wellbeing

- Monitoring of occupant wellbeing (e.g. indoor air quality) and incorporation of wellness features and initiatives
- Amenities such as accessible toilets, nursing and breastfeeding rooms, accessible parking spaces and wheelchairs
- Accessibility to green space and nature and promotion of urban farming facilities wherever appropriate

### Resilience

- Employ best practice risk management procedures to ensure business continuity at the corporate and asset levels, including proactive measures to assess climate risks and build climate resilience and adaptive capacity across our portfolios
- Promote social resilience and community connection through community initiatives and educational programmes



We employ an integrated design approach to our projects in accordance with the requirements of several internationally recognised standards and rating schemes, such as BEAM Plus, LEED, The China Green Building Design Label and WELL. These standards set out the requirements of physical and social environments that benefit the health, well-being and productivity of people. Our new development projects will, as far as practicable, pursue credits under these green building standards and rating systems, to promote social integration.

The following initiatives represent Swire Properties' alignment with the social integration criteria in our projects under development and existing portfolio in 2022.

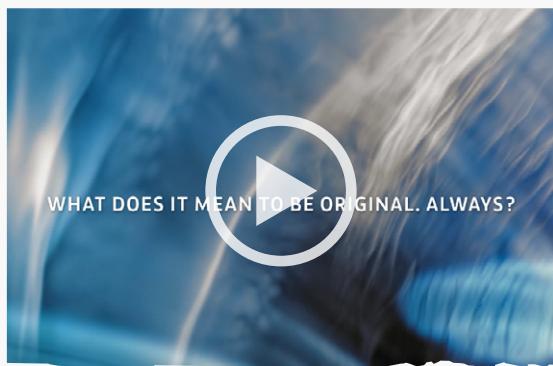
- 100% of our properties are located in close proximity to transportation hubs, with pedestrian-friendly networks that are well connected with transit stations and amenities. Free shuttle bus services are available at some of our portfolios. Bicycle parking facilities are provided at most of our properties.
- 100% of our properties have accessible, inclusive and barrier-free pedestrian networks.
- 98% of our properties have open spaces and venues designed for and dedicated to community and arts events.
- For common areas, approximately 83% and 80% of buildings in our Hong Kong portfolio and our Chinese Mainland portfolio achieved IAQ Excellent Class and fulfilled the local IAQ standard respectively.
- In March 2023, we published our third [Places Impact Report](#), exploring the social and economic placemaking impacts of our Taikoo Hui Guangzhou development. The research highlights how Swire Properties' continued investment in both hardware and software have contributed to the resilience of Taikoo Hui Guangzhou and its communities.
- Swire Properties' Placemaking Academy is back again in 2022, offering Hong Kong university students the opportunity to design, plan and execute the White Christmas Street Fair. Through this programme, we hope to transfer creative knowledge and skills to participants and empower them to support Swire Properties' long-term community-building initiatives.



## Vibrancy

Throughout 2022, Swire Properties invested significant time, effort and expenses to ensure that all our developments offered artistic and cultural activities for the benefit of users and the public.

### Embracing Originality for our 50th Anniversary



of contemporary and digital art. Each of them mirrored our anniversary theme and delivered original, immersive and exceptional arts and cultural experiences to our local communities.



celebrations than by sharing such inspiring experiences with our communities.”

In 2022, Swire Properties celebrated our 50th anniversary with an “ORIGINAL. ALWAYS.” themed campaign, commemorating the Company’s creative and innovative spirit and long-term commitment, as well as the core values and people that have made this extraordinary journey possible. A host of programmes and special initiatives were held throughout the year, featuring collaborations with renowned and up-and-coming artists from the worlds

Tim Blackburn, our Chief Executive, remarked that, “Originality and creativity are integral parts of our placemaking efforts. Over the past half century, this approach has inspired us to enrich local neighbourhoods and make art and culture a part of everyday life. Our developments are renowned for effortlessly combining these elements to create places where people can thrive. I can’t think of a better way to continue our anniversary

Artistic expression is vital to the health of communities and society. Swire Properties remains committed to supporting artists, creators and performers by showcasing artistic and cultural works throughout our portfolio. Our 50th anniversary celebrations held throughout the year featured several collaborations with hand-picked artists.



## Swire Properties' 50th Anniversary Arts Programmes Highlights

### Bags: Inside Out



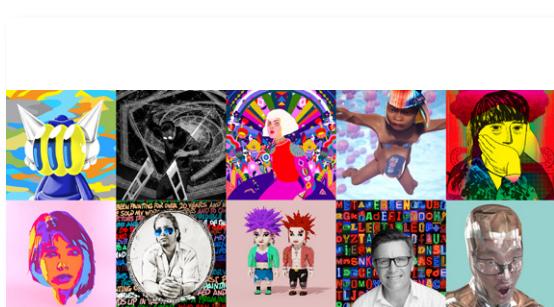
Partnering with the Victoria and Albert Museum, London, this exhibition of 240 rare and unique bags, from designer handbags and vanity cases to utilitarian rucksacks – is travelling to five Swire Properties malls in the Chinese Mainland and Hong Kong in 2022 and 2023, bringing world-class museum experiences to people and inspiring our communities. The thematic exhibition examines the worldwide heritage of bags from the 16th century to today, exploring their function, status and craftsmanship, and unpacking humanity's longstanding fascination with them.

### Orbstellar Metospace



Pacific Place's first-ever Artech exhibition created by local artist Chris Cheung and his art collective XCEPT. Launched in the summer of 2022, the cosmic installation invited visitors to embark on an astral voyage of participatory digital art, NFT co-creation and a captivating three-dimensional experience featuring celestial bodies and orbs.

### 50th Anniversary Art NFT Collection



Our 50th Anniversary Art NFT Collection took Swire Properties' support for cultural programming in an original new direction. We commissioned 10 artists from Hong Kong, the Chinese Mainland, Southeast Asia, the United Kingdom and the United States to create an NFT collection that articulated the artists' unique styles and took inspiration from our "originality" theme. These works accentuated our creative vision and inventiveness and underlined our sustained commitment to a dynamic, flourishing future.



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## Seasons in Continuum



In November and December 2022, we launched a specially-commissioned botanical art series at Taikoo Place called "Seasons in Continuum". Magical floral sculptures reflecting our "Original. Always." Anniversary theme provided an immersive, creative playground for the public and the local community to enjoy. The four intricate and unique installations, named "Spectrum", "Ripple", "Origination" and "Reflections", were brought to life by Hong Kong-based floral artisan Kirk Cheng, who specialises in large-scale floral installations.

## Art Basel Hong Kong Partnership



2022 marked the 10th year of our partnership with Art Basel Hong Kong. Founded on a shared desire to encourage and support a thriving artistic and cultural dialogue within the community, over the years this partnership has helped inspire an increasingly dynamic arts scene in Hong Kong and boosted the city's reputation as an international cultural hub.

To celebrate this partnership, Swire Properties offered an open and accessible space for art enthusiasts to connect and unwind during the event. Designed by Hong Kong architectural studio ESKYIU, the Swire Properties VIP Lounge was themed "PROPAGATION", an undulating installation inspired and anchored by UK artist Alison Crowther's "Kissing Bench".



## Vibrant Markets Bring Streets Back to Life

### Tong Chong Street Market



The Tong Chong Street Market (“TCSM”) was created in 2015 in partnership with a local social enterprise. Blending green lifestyle aspects with cooking to promote healthy living and sustainability, the market features fresh local farmers’ produce and creative dishes and celebrates unique food festival themes.

TCSM remains one of Swire Properties’ major SD 2030 initiatives, developing a like-minded community of culinary entrepreneurs, chefs and

local farmers to promote sustainability and wellness, and continuing to engage the office community through weekend markets, exclusive pop-up farmers’ visits and lunchtime pop-up food trucks.

Now in its eighth year of operation, TCSM has adapted to changes in Hongkongers’ understanding of and preference for health-conscious food and lifestyle choices. This year, the market held the “Bite to Change” initiative, focusing on showing the community how the choices people make affect both their personal wellbeing and global sustainability.

In July and August, we joined up with a virtual bank that is committed to shrinking its carbon footprint and other like-minded vendors that brought their vision of a sustainable future to life in various ways which included using packaging made of dissolvable sugar cane fibre, paper and wood instead of plastic; and turning coffee berry skins into a tonic.

In September and October, TCSM collaborated with an NGO that specialises in agriculture-based climate solutions, particularly improving soil health through regenerative agriculture. During the period, all F&B vendors at TCSM pledged 1% of every purchase to fund regenerative farming practices locally.

In November and December, the TCSM Christmas Pop-up brought a wide variety of sustainable F&B vendors to the Taikoo Place community with products rooted in health and wellness. These included artisan coffee makers, an outlet that combines gourmet vegetarian menus with innovative fitness routines, a chocolate drink maker that prioritises using every part of the cacao fruit, by adding it into desserts and other dishes, and a pioneering coffee specialist that provides vegan coffee options. Each vendor brought Christmas-themed festivity and sustainability to the market.

As always, the market strove to put sustainability into action, with reusable dishware and utensils available to borrow, food waste recycling bins and eco-product stalls featuring recycled and upcycled items.

For more on TCSM, please visit the [official website](#).



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## Citygate Outlets' Summer Outdoor Market



Citygate Outlets invited 32 social enterprises and local farmers to the mall on two weekends in August 2022 where they took part in the Summer Outdoor Market to promote healthy living and sustainability.

The market featured fresh produce from local farms – primarily vegetables and fruits, handmade food and beverage offerings, creative handicrafts made by the beneficiaries, and many sustainable and organic products. Workshops and live performances enhanced the festive ambience, with the event drawing almost 4,000 visitors per day.

## Youth Empowerment



Launched in 2019, the award-winning Swire Properties Placemaking Academy ("SPPA") offers Hong Kong university students the opportunity to design, plan and execute the White Christmas Street Fair – the Company's annual year-end community celebration event. The SPPA is a crucial part of our placemaking work with a goal of empowering Hong Kong's youth to build vibrant and sustainable local communities.

hands-on skills and are mentored by Swire Properties' senior management and some of the most prominent personnel in the fields of placemaking, creativity, sustainability and communications to become "creative placemakers" and community builders.

The SPPA's aims are to:

- Nurture talented Hong Kong youth and showcase their creativity and ability to bring original ideas to life.
- Transfer creative knowledge and skills to participants and empower them to support Swire Properties' long-term community-building initiatives.
- Offer students and alumni job opportunities and exposure, working with the Company's extensive community network and learning from event-planning experts and marketing specialists to further develop their innovation skills.



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As part of Swire Properties' 50th anniversary festivities, in addition to the White Christmas Street Fair, 40 SPPA students and alumni collaborated to create urban furniture pieces for the community. With support from up-and-coming industrial designers, the students created a strategic plan, moved through the design thinking process and engaged the Taikoo Place community to produce three state-of-the-art pieces.

The final products will be displayed at Swire Properties' headquarters in Taikoo Place in 2023.

### **Swire Properties Placemaking Academy Key Figures**

#### **8 students**

from the Hong Kong University of Science and Technology and City University of Hong Kong

#### **13 masterclass lectures**

by industry-leader in sustainability, placemaking, design thinking, stakeholder engagement, communications, and more

#### **6 months**

paid apprenticeship

#### **Over HKD480,000**

in employment support

In a further nod to the SPPA's contribution to Hong Kong, in November 2022, the SPPA was placed first in the "Excellence in Social Impact" category at the Awards for Excellence in Training and Development 2022, presented by the Hong Kong Management Association. This placement was a recognition of the excellent work done by the students in fully designing, executing and running a physical street fair from conception to execution.



## White Christmas Street Fair 2022



The White Christmas Street Fair was even more special in 2022 as it celebrated both Christmas and our 50th anniversary. The festival was themed “Bloom & Beyond”, in recognition of our commitment to the next generation and the fact that our decades-long placemaking efforts are blossoming. The fair filled Tong Chong Street with 5,000 upcycled poinsettias made with used materials collected from Swire Hotels and Cathay Pacific.

The White Christmas Street Fair once again supported and raise funds for Operation Santa Claus, raising HKD862,000 this year and bringing the 10-year total to over HKD8 million.

Working towards a zero-waste event, the SPPA team kept a mind-set of upcycling and recycling from the start, collaborating early on with designers, suppliers, vendors and the Company’s sustainable development team to plan and manage the materials that were used and discarded.

Several of the fair’s installations were built using a new technology that 3D prints “reversible sand”, which, upon the completion of the event, allows the sand to be recycled. Designated recycling points were also set up to collect paper, metal, glass, plastic and compostable waste. By developing innovative waste prevention and recovery measures, material consumption was reduced by more than 20% while the waste diversion rate was over 90%. For more details on the resource and circularity measures used at the fair, please click [here](#).

Now in the post-event phase, the SPPA team is conducting a comprehensive assessment of the fair’s carbon footprint, which will help facilitate strategic carbon reduction measurements, benchmarking and future target setting.



## Bi-city Youth Cultural Leadership Programme



fundamental art and cultural knowledge, innovative thinking, cross-disciplinary capacity building and internship opportunities. The goal is to provide a platform for young people in Beijing and Hong Kong to connect, share experiences and exchange cultural ideas.

In 2022, around 80 university students from Beijing and Hong Kong began participating in a four-month online exchange programme. In 2023, about 16 university students will join a two-month summer learning programme and participate in visits, talks and workshops in Beijing and Hong Kong, and take part in summer internships at leading arts and cultural organisations and companies in Hong Kong.

In 2022, Swire Properties began partnering with the Hong Kong Palace Museum (“HKPM”) on a two-year “Bi-city Youth Cultural Leadership Programme”, which aims to nurture a new generation of cultural leaders in Beijing and Hong Kong.

The leadership programme is the HKPM’s flagship youth learning initiative, and Swire Properties is the lead sponsor. The programme offers hybrid learning and training activities focusing on

## Taikoo Li Sanlitun West Wins Urban Regeneration Award



a mix of fashion and F&B outlets with health and fitness, lifestyle and entertainment elements. The redeveloped site aligns closely with Beijing’s strategy of revitalising older areas and demonstrates Swire Properties’ commitment to creative transformation and placemaking.

Taikoo Li Sanlitun West, an expansion of the existing Taikoo Li Sanlitun retail development that includes the renovated Yashow Market, has been named one of the best examples of urban regeneration in Beijing in a citywide competition organised by the Beijing Urban Planning Society.

The approximately 301,000 sq ft building reopened in December 2021, having been repositioned as a lifestyle destination featuring

The transformation also represents a milestone in the continuous upgrade of the Greater Sanlitun Business Circle – a broader Chinese government plan to grow Sanlitun into a world-class business destination. Taikoo Li Sanlitun is contributing to this plan on several fronts: renovating the retail complex’s north zone, refurbishing flagship stores in the south zone and building an elevated pedestrian bridge linking the west and south zones.



## Livelihood

Throughout 2022, Swire Properties continued to drive employment, facilitate pandemic recovery schemes and initiatives, and support NGOs and social enterprises in the communities in which we operate.

### Taikoo Li Xi'an



2022 saw the announcement of Taikoo Li Xi'an in partnership with Xi'an Cheng Huan Cultural Investment and Development Co. Located within the Small Wild Goose Pagoda Historical and Cultural Zone, a scenic area with profound historical and cultural significance, Taikoo Li Xi'an will be situated adjacent to Small Wild Goose Pagoda, a UNESCO World Heritage Site, and Jianfu Temple, a royal temple built in 684 A.D. during the Tang Dynasty. The project will pay tribute to local

history, culture and heritage whilst immersing visitors in unique retail, cultural and lifestyle experiences.

Swire Properties and Xi'an Cheng Huan Cultural Investment and Development Co. Ltd. will develop an urban regeneration plan for the area that blends old and new and takes full advantage of its location at the intersection of two metro lines.

Taikoo Li Xi'an will be a retail-led project featuring a low-rise, open-plan architectural design that exemplifies the Taikoo Li brand. It will comprise retail and cultural facilities, a luxury hotel, serviced residences and business apartments. With an estimated above- and below-ground GFA of almost 2.9 million sq ft, this will be Swire Properties' fourth Taikoo Li in the Chinese Mainland, following the successful development of Taikoo Li Sanlitun in Beijing, Sino-Ocean Taikoo Li Chengdu and Taikoo Li Qiantan in Shanghai. The project is expected to be completed by the end of 2025.



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## HKRI Taikoo Hui Empowers Shanghai's Night-time Economy



cooperation with Shanghai Metro, Jiushi Travel and the Modern Art Museum Shanghai, “Play Me, I’m Yours” street pianos – which anyone can play – will pop up in three public places: a metro station, a ferry pier and along the Huangpu riverfront.

Numerous choices were also provided for evening entertainment, including a food fair, a rooftop camping party and the “Personally Yours” member programme that integrates retail brands with marketing, art and commerce in creative ways to provide tailored shopping experiences.

HKRI Taikoo Hui remains committed to promoting business opportunities in Shanghai and boosting the night-time economy in the West Nanjing Road CBD, one of Shanghai’s major shopping thoroughfares, as the pandemic recovery continues.

## Supporting the Hong Kong Government’s Consumption Voucher Scheme



In April 2022, to support Hong Kong as the city slowly recovered from the pandemic, Swire Properties partnered with Octopus, one of the selected operators in the Hong Kong government’s Consumption Voucher Scheme (“CVS”). We launched a two-month sales incentive programme offering shopping rewards worth a total of HKD5 million at Pacific Place, Cityplaza and Citygate Outlets. Octopus card users shopping at these malls instantly received incentives when they reached the designated spending amount.

Generating incremental sales and traffic for tenants across these three malls, the initiative created positive impacts for shoppers, tenants, the local communities around the malls, and the wider Hong Kong economy.



The three malls then built on this success for the second phase of the CVS, beginning in June, offering HKD12 million in incentives to shoppers reaching a designated electronic spending amount. These included limited edition premiums featuring popular characters and shopping vouchers with no minimum spending requirement. These incentives were bolstered by lively and engaging summer shopping campaigns at the three malls with pop-up stores, digital activities, a “summer farm garden”, weekend outdoor markets, and other undertakings – all designed to promote local consumption and maintain positive momentum for the wider Hong Kong retail industry.

## Launch of Blueprint Sustainable Development Cheat Sheet



Blueprint, Swire Properties' flexible work and event space in Taikoo Place's Dorset House, is committed to continuously improving operational sustainability. In August 2022, Blueprint launched its first Sustainable Development Cheat Sheet, covering key statistics such as energy consumption, water and paper usage, other pertinent metrics, and tips on habits that can make workspaces greener. The cheat sheet targets Blueprint members who have collectively

shown an increasing awareness of environmental issues. Available on the Blueprint Member Portal, the data collected from the cheat sheet will allow the Blueprint team to gain oversight on how various spaces are performing from a sustainability perspective, help Blueprint members develop their own SD strategies, and create positive changes in the overall workspace.

Blueprint offers flexible solutions for work and event space needs across two floors of Dorset House. On one floor, an open-plan co-working space houses 90 dedicated desks, suitable for start-up companies and small businesses, and 15 variously sized private offices that cater for larger clients, up to and including multinational corporations. The second floor holds 10,000 sq ft of event venues, including an auditorium and a town hall which can be converted into training rooms – all of which are equipped with sophisticated audio-visual equipment.



## Wellbeing

Swire Properties continued to prioritise supporting the mental and physical health of our visitors, tenants and workers in 2022. We also continued our work to make our properties more inclusive and accessible to all, designing features and accessibility considerations that go beyond the required regulations.

### Taikoo Hui Guangzhou Mall and Office Towers Gain WELL Platinum



In March 2022, the entire Taikoo Hui Guangzhou complex applied for WELL Platinum certification. This certification recognises the development's positive impacts on human health and wellbeing, through superior performance in terms of air and water quality, nourishment, optimal light, fitness, comfort and mental health. The complex received formal WELL Platinum certification in mid-December 2022.

### Recharge Tung Chung Community Day



In June 2022, Citygate Outlets sponsored the "Recharge Tung Chung Community Day", a large-scale community event organised by a sports foundation to bring together the Tung Chung community and promote sports and sustainable living to families.

Families in Tung Chung were invited to take part in interactive sports and fitness workshops and learn more about sustainability and environmental conservation through a wellness market and artwork displays. The event attracted over 1,200 participants.



## Resilience

In Hong Kong and the Chinese Mainland, the COVID-19 pandemic remained a dominant influence throughout 2022. Though pandemic-related closures and restrictions created a challenging operating environment for all our employees and properties, we remained resilient and united, working towards a post-pandemic recovery by reinforcing social cohesion, boosting our investment in people and communities, and continuing to raise our adaptive capacity.

**GRI**  
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**HKEX**  
Aspect B8  
KPI B8.1, B8.2

### Supporting Hong Kong during the Battle Against the Pandemic

Beginning in early 2022, the fifth wave of the COVID-19 pandemic spread across Hong Kong. Swire Properties acted quickly and proactively to support the fight against the disease and keep the wider community safe on multiple fronts.

#### Providing Rental Relief to Retail Tenants

The retail industry has endured multiple negative impacts since the start of the COVID-19 pandemic. Throughout 2022, Swire Properties took a collaborative approach with our tenants, providing customised rental relief to help individual tenants through difficult times.

#### Offering Facilities for Isolation and Quarantine

Following a surge in COVID-19 cases, the Hong Kong government initiated the Community Isolation Facility Hotel Scheme, targeting 7,000 to 10,000 hotel rooms from the private sector to be used for quarantine and isolation. Swire Properties fully supported the scheme and offered the Novotel Citygate Hotel, a 440-room hotel facility adjacent to Citygate Outlets in Tung Chung.

The Novotel Citygate was accepted and deemed a designated quarantine hotel for the seventh cycle of the scheme. EAST Hong Kong also operated as a designated quarantine hotel from February to September 2022.

#### Donating Rapid Testing Kits to Children in Special Residential Childcare Services

Swire Properties provided funds to the Hong Kong Council of Social Services to purchase 20,000 rapid testing kits for more than 4,000 children. These kits were distributed to children in special residential childcare services supported by over 20 NGOs in Hong Kong, helping to facilitate the timely tracking of infected cases and ensuring that the children received prompt medical care.

#### Promoting the Vaccine Pass Initiative

Swire Properties helped to raise public awareness of the Hong Kong government's Vaccine Pass Initiative, an important anti-epidemic measure to encourage more people to get vaccinated and help Hong Kong residents safely resume normal daily activities. Promotional videos were displayed in the Pacific Place, Cityplaza and Citygate Outlets malls, and the Company issued detailed circulars to retail tenants and residents to spread further awareness.



## Responding to the Pandemic Across our Properties

### Taikoo Li Sanlitun



Taikoo Li Sanlitun worked to support the community pandemic response in several ways throughout 2022. In May, the general manager and staff volunteers helped out at a local testing site, registering more than 5,300 people in a day. Volunteers also contributed nearly 200 service hours to pandemic prevention and control. The mall supported the local administrative agency when it encouraged elderly residents to take the COVID-19 vaccine; and assisted the emergency

response to a COVID-19 outbreak in Chaoyang District in June, donating supplies including face masks, fruit and drinks worth RMB40,000 to frontline workers as they worked to contain the outbreak.

Taikoo Li Sanlitun also opened two care stations to provide free daily necessities to frontline workers. The goal was to show appreciation for the “unsung heroes” – the essential service workers who performed hard and important tasks to keep the community safe and operating during the pandemic lockdowns, including delivery people, medical professionals, police officers, community volunteers and sanitation workers.

### INDIGO



INDIGO management and employees worked hard to ensure stable operations for 10 days after a lockdown of several neighbourhoods was triggered in early April. The restrictions went into effect immediately, causing a sudden shortage of staff and changes to business hours at retail stores. INDIGO instantly enacted a contingency response to ensure the safety and wellbeing of customers, retail operators and tenants.

Measures included adding temporary security guards, adjusting the tasks of sanitation workers to safeguard operations at the office tower and mall, and providing temporary accommodation for frontline workers. Employees working from home were also given all necessary support during this challenging period.

When the lockdown began, security staffing was challenging due to travel restrictions. To ensure key entrances and exits were covered, INDIGO management quickly established a volunteer employee taskforce to perform health, safety and security duties.



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### HKRI Taikoo Hui



During Shanghai's battle against COVID-19, Swire Properties opened a nucleic acid testing site inside the HKRI Taikoo Hui mall, and donated 1,000 sets of protective suits, face shields and shoe covers to the West Nanjing Road Subdistrict Office, the nearest local government agency. The Swire Group and Swire Properties also each donated RMB1 million to the Shanghai Medicine and Health Development Foundation, funding that was used to support frontline workers from the Shanghai Municipal Health Commission, the Jing'an District Health Commission and Ruijin Hospital.

### Taikoo Li Qiantan



Thanks to the dedication and selflessness of our employees, operations at Swire Properties' new wellness-themed mall remained safe and stable throughout Shanghai's 65 days of lockdown. When Pudong District businesses were closed on 28 March, more than 100 employees from the mall's engineering, security and sanitation units decided to stay behind. This team was responsible for maintaining the mall's infrastructure, including fire equipment, electricity and water supplies, for the entire lockdown.

### Sino-Ocean Taikoo Li Chengdu



In May and June 2022, Sino-Ocean Taikoo Li Chengdu provided support and relief to long-term tenants by organising workshops to devise and implement recovery strategies. Over 20 workshops were held which aimed to help tenants drive sales and traffic in the wake of April's pandemic restrictions. Over 200 VIP members of the mall also attended the workshops, receiving extra reward points and other promotional gifts from various brands as a gesture of thanks for their loyalty and participation.



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### New Xi'an Team



The Swire Properties team in Xi'an had just begun work on our new Taikoo Li Xi'an project when a COVID-19 outbreak took hold. The team began working from home in December 2021, earlier than the official citywide lockdown. Swire Properties then donated RMB1 million to fund COVID-19 relief initiatives across Xi'an. The donation provided pandemic prevention funding to the Xi'an government and health authorities, along with medical and hygiene supplies and daily necessities for the community.

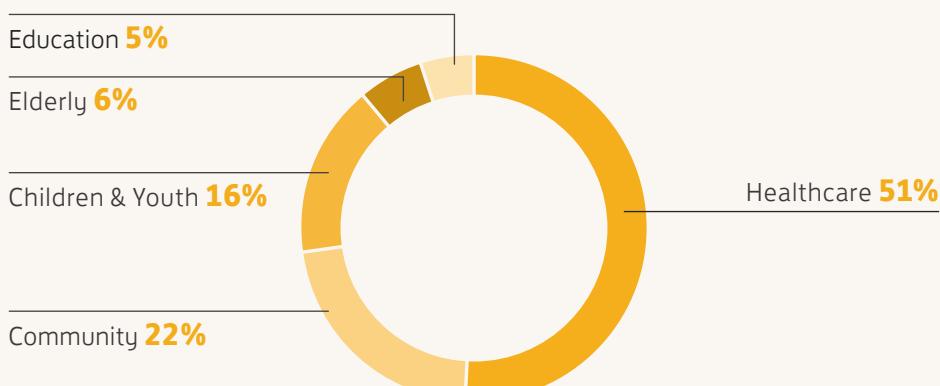
### Swire Properties Community Caring Fund



The Swire Properties Community Caring Fund ("CCF") provides sponsorship to less-well-known Hong Kong-based community organisations nominated by our employees. The objective is to help these organisations plan and implement community-based initiatives and outreach projects.

Since 2013, the CCF has donated over HKD 19 million to 163 community-based initiatives and outreach projects.

In 2022, the CCF sponsored 21 initiatives and outreach projects, donating a total of over HKD 2 million to projects.





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### Noodles For Love



Running into its third year, the CCF continues to show support to the “NOODLES FOR LOVE”, a matching donation scheme to promote food sharing and caring culture. Teaming up with one of Cityplaza’s tenant, we have sold 3,000 packets of noodles during this event. Swire Properties will also make matched donations to our two charity partners, Hong Kong YWCA and St. James’ Settlement.

### Caring Frontline Cleaning Workers



Together with YWCA, the CCF launched a “Spreading Care to Frontline Cleaners” scheme to show care to frontline cleaners and our appreciation to their hard work and dedication in upkeeping our community hygiene. The scheme included regular visits to refuse collection points and handing out of supplies such as disinfectant sprays and cooling towels to support the wellbeing of the cleaner’s work environment.

### COVID-19 Emergency Support



The CCF supports local non-profit organisations such as J Life Foundation, Direction Association for the Handicapped and Time Capsule in care response programmes to relief the challenges during COVID-19. We made donations of food, essential supplies, and test kits to support vulnerable communities including low-income families, elderly, people with severe physical disabilities and cleaning workers.